

Large Tract Review Certification Form Part A: Developer's Application

72								
1.	Project Name	WMATA NORTHERN BUS DIVISION REPLACEMENT						
	Developer	WMATA, CLARK CONSTRUCTION GROUP, LLC (GENERAL CONTRACTOR)						
	Address	4615 14TH STREET NW						
	City	WASHINGTON State DC Zip 20011						
	Phone	202-369-0912 Fax						
	E-mail	PHIL.SHERIDAN@CLARKCONSTRUCTION.COM						
	If Developer does no	t own subject property, please provide the following information regarding the property owner:						
Owner(s) WMATA- WASHINGTON METROPOLITAN AREA TRANSIT AUTHORI								
	20							
	Address	600 5TH STREET NW						
	City	WASHINGTON State DC Zip 20001						
	Phone	202-384-2251 Fax						
	E-mail	DWEHE@WMATA.COM						
	# ## ## ## ## ## ## ## ## ## ## ## ## #							
2.	Property Address	4615 14th Street NW						
	City	Washington State DC Zip 20011						
	Ward	4 ANC(s) 4C Square(s) 2811 Parcel/Lot No. (s) 0802						
_	X)							
3.	Current Use(s): (pla	ce X where applicable)						
	Residential	Retail/Office Industrial Open Space/Undeveloped						
	Public/Institutional	Other X						
*	*Maximum Height of Existing Improvement (ft.) 34'-0" ABOVE GRADE							
	* Total Gross Floor Area (GFA) of Existing Improvements (sq. ft.): 360,000 +/-							
	* If Property is Undeveloped or Cleared, Enter "N/A".							

Note: Refer to definition of GFA in Section 199 of the D.C. Zoning Regulations

	Current Zoni	ng:						
			Zoning	Land Area (sq. ft.)	M.O.R. Far*	Permitted Height (ft.)		
	w ti	1.	PDR-1	232,900	- 3.5 MAX	50'		
	Đ.	2.						
		3.						
		4.						
	4	5.						
	¥ 2	59	*Matter-Of-Right Flo	or Area Ratio	<u> </u>	7 (1964) 1964		
50					3			
5.	Proposed Zo	ning:		NO NO		,		
	· ·	ŭ	Zoning	Land Area (sq. ft.)	M.O.R. Far*	Permitted Height (ft.)		
		1.	PDR-1	245,780	3.5 MAX	50'		
55	Se .	2.		210,700				
	j.e	3.						
		4.						
		5.						
	<u>2</u> 5	5.	thanks Of Bight Fla	Area Petin				
			*Matter-Of-Right Floo	or Area Katio				
6.	Estimated Project Completion Date (mo./yr.) 12/2024							
	Type of Deve		ent (place X where app		a			
		New		b/Historic Preservation X	Addition	L1		
			ined and/or New Jobs		*			
	Tempora	агу/Со	nstruction 300	Per	rmanent 400			
		2						
7.	Gross Floor	Area (GFA) by Use:	For Residential Space O	nly:	=		
	1180		GFA (sq. ft.)	No. of Single-Family Unit	ts			
	* Residential		0	No. of Multi-Family Units	:			
	Retail		27,559 SF			2		
	Office		46,213 SF	Estimated Development	Cost:			
	Hotel		0	Land Cost	is			
	Industrial		0	Construction Cost				
	Other		648,253 SF	Other Cost		91		
	Total GE	-A	722 025 SE	Total Project Cost				

8.	Public Contribution:	741		(2)			
	UDAG				æ		
e ^e	EDA	9	22	(47)	¥:	30001	·
	D.C. Revenue Bonds	•	÷			.163	20
	CDBG						
	Urban Renewal						
	HODAG	3	·	1			
	. Other		¥ .	÷	5.53		
¥			*				
9.	Residential/Business [Displacement Due to Project: It	not applicable	or no displa	cement e	xpected, en	ter "0"
	Number of Households	Displaced 0					
	Number of Businesses	Displaced 0					
	Ve.	2	Sec.			gr	
	*	Philip J. Sheridan Digitally signs: 2-US Philip J. Sheridan Digitally Signs Philip J. Sheridan Collar Colla	ridan@clarkconstruction.com,	4	0.4	(04/0000	
	Authorized Signatures	Civil, LLC* Date: 2020	CN=Philip J. Sheridan .02.21 06:11:27-05'00'		Date	21/2020	
		*		ι	Date		
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	,	F ₂			Date		
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	51	FOR OP USE ONLY - D	O NOT WRITE BEL	OW LINE			
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19	(*)	E	P (8)	*	390	4	æ
	Project No.	•		*:		51	
	Date Received by OP		75.0	-		21	
	* "e			9)	22		ā
	OP Recommendation For (check one):				*(
	Approval	Disapproval	31	(4)			5
,	is in		59				
	Date of Final Action	$\square / \square / \square$.	Đ.				
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